



**Next meeting:
mark your calendar
for 7 pm March 27**

The next meeting of the Spring Garden Civic Association will be held March 27 at the Travelodge. This will be an important organizational meeting for our April annual meeting.



The nominating committee will make a report about new Board officers and nominees. Our bylaws will be discussed. And our dues structure will be a topic. This will be the last notice before the meeting, so mark your calendar now.

IMPORTANT REMINDER!
Spring Garden Annual meeting is held each April. The 1997 Annual Meeting will be April 24 7 pm at the Travelodge.

Commissioner Barbara Carey secures new park for Spring Garden

A new park, known as the Spring Garden Arnold Greenfield Park, is now a reality, thanks to County Commissioner Barbara Carey. This park is located on the vacant lot in the 1000 block of North River Drive.

Now a vacant lot used only as a sewer easement, this property could become a source of pride for Spring Garden. A lease, at one dollar per year, has been offered to our Association. The project had bogged down in negotiations with the County until Commissioner Carey intervened to provide funds to the Civic Association to secure insurance.

Now the project shifts to

the City of Miami to assist our Civic Association to provide a few thousand dollars to fence and landscape the park. The Association has agreed to maintain the park.



Spring Garden neighborhood continues to fight condo violations

A vigilant Spring Garden Civic Association continues to monitor code violations by the developer of the new six story condo on 11th Street. This developer continues to be a bad neighbor to our quiet residential neighborhood.

First, the developer illegally removed trees without a permit. We have yet to see what kind of mitigation plan or fines the City will levy for this violation. Secondly, he illegally used the lot zoned single-family behind the condo for storage of construction material. He also tells buyers that it is the site of a future swimming pool, for which it is not zoned.

When the developer got his permit from the City to construct the building,

he said it was to be one bedroom condos with the required one parking space per bedroom. Noting that there was also a second room labeled a "den", the City required the developer to sign a covenant that he would not market the property as two bedroom units, since he lacked the parking for two bedroom condos. Sure enough, vigilant neighborhood monitors noted signs, brochures and letters (we have them all in writing or photographs) calling these condos two-bedroom units.

Our evidence has been turned over to Juan Gonzales at the City of Miami Building and Zoning Department.

We wait to see what action the City will take.

SPRING GARDEN BULLETINS

- ◆ The neighborhood clean up campaigns have been quite impressive in improving our community, thanks to many volunteers organized by Mary Luft and Beverly Stappert. The last was held Saturday March 15. Thanks to all who participated.
- ◆ We are gathering the final touches for our Historic Preservation designation by the City of Miami. A workshop on the issue will be announced soon.
- ◆ Commissioner Carey's office gave us the schedule for North River Drive's reconstruction. It will be a big project causing much disruption to Spring Garden so we are bracing ourselves. Construction is to start June of this year. Let's all get together and insist that the County, after rebuilding the Drive, plants mature Royal Palms all along the Drive, just as originally planned in the Country Club Estates and Spring Garden subdivisions.
- ◆ Bruce Barnes has set up a Spring Garden webpage filled with facts about our neighborhood. Log on at <http://pw1.netcom.com/~b.leeroy/springgarden.html>.

David Lotz, President
Spring Garden Civic Association
1000 North River Drive Unit 114
Miami, Florida 33136-2927
(305) 325-8730
FAX 324-4425